

O-11-18

ORDINANCE NO. _____

AN ORDINANCE RECLASSIFYING CERTAIN PROPERTY LOCATED AT 304 SORENSON ROAD IN THE CITY OF NORTH LITTLE ROCK, ARKANSAS FROM R-2 TO C-1 CLASSIFICATION BY AMENDING ORDINANCE NO. 7697 OF THE CITY OF NORTH LITTLE ROCK, ARKANSAS; ADOPTING AN AMENDED LAND USE PLAN FOR THE SUBJECT PROPERTY; DECLARING AN EMERGENCY; AND FOR OTHER PURPOSES.

WHEREAS, application was duly made by Mr. Troy Alberson, 119 West H Avenue, North Little Rock, AR 72116, seeking a reclassification of the herein described land to allow a therapy clinic, which application was duly considered and approved (7 affirmative votes; 2 absent) by the North Little Rock Planning Commission at a regularly scheduled meeting thereof held on March 8, 2011; and

WHEREAS, the City adopted the North Little Rock Land Use Plan with amended land use maps in December 2002 (Ordinance No. 7507); and

WHEREAS, a revised Land Use Plan for the property herein described and being located at 304 Sorenson Road in North Little Rock, Arkansas, from Duplex/Single Family to Quiet Business, was approved (7 affirmative votes; 2 absent) by the North Little Rock Planning Commission at a regularly scheduled meeting thereof held on March 8, 2011.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF NORTH LITTLE ROCK, ARKANSAS:

SECTION 1: That Ordinance No. 7697 of the City of North Little Rock, Arkansas is hereby amended by changing the classification of certain land from R-2 to C-1 classification to allow a therapy clinic on said property located at 304 Sorenson Road in North Little Rock, Pulaski County, Arkansas, and more particularly described as follows:

Lots 1-2, Lankford Addition to the City of North Little Rock, Pulaski County, Arkansas. (See Exhibit "A" attached hereto.)

SECTION 2: That the Land Use Plan for the subject property described in Section 1 above is hereby amended as reflected on the map attached hereto as Exhibit "B" and incorporated by reference.

SECTION 3: That all ordinances or parts of ordinances in conflict herewith are hereby repealed to the extent of the conflict.

SECTION 4: That the provisions of this Ordinance are hereby declared to be severable, and if any section, phrase or provisions shall be declared or held invalid, such invalidity shall not affect the remainder of the sections, phrases or provisions.

SECTION 5: It is hereby found and determined that the reclassification and amended land use plan of the above-described land as provided for herein is immediately necessary in order to insure the proper and orderly growth of this land and of the City of North Little Rock, Arkansas, and being necessary for the immediate preservation of the public health, safety and welfare; THEREFORE, an emergency is hereby declared to exist, and this Ordinance shall be in full force and effect from and after its passage and approval.

PASSED:

APPROVED:

Mayor Patrick H. Hays

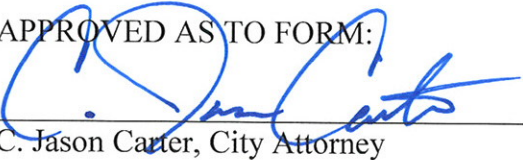
SPONSOR:

ATTEST:


Alderman Steve Baxter

Diane Whitbey, City Clerk

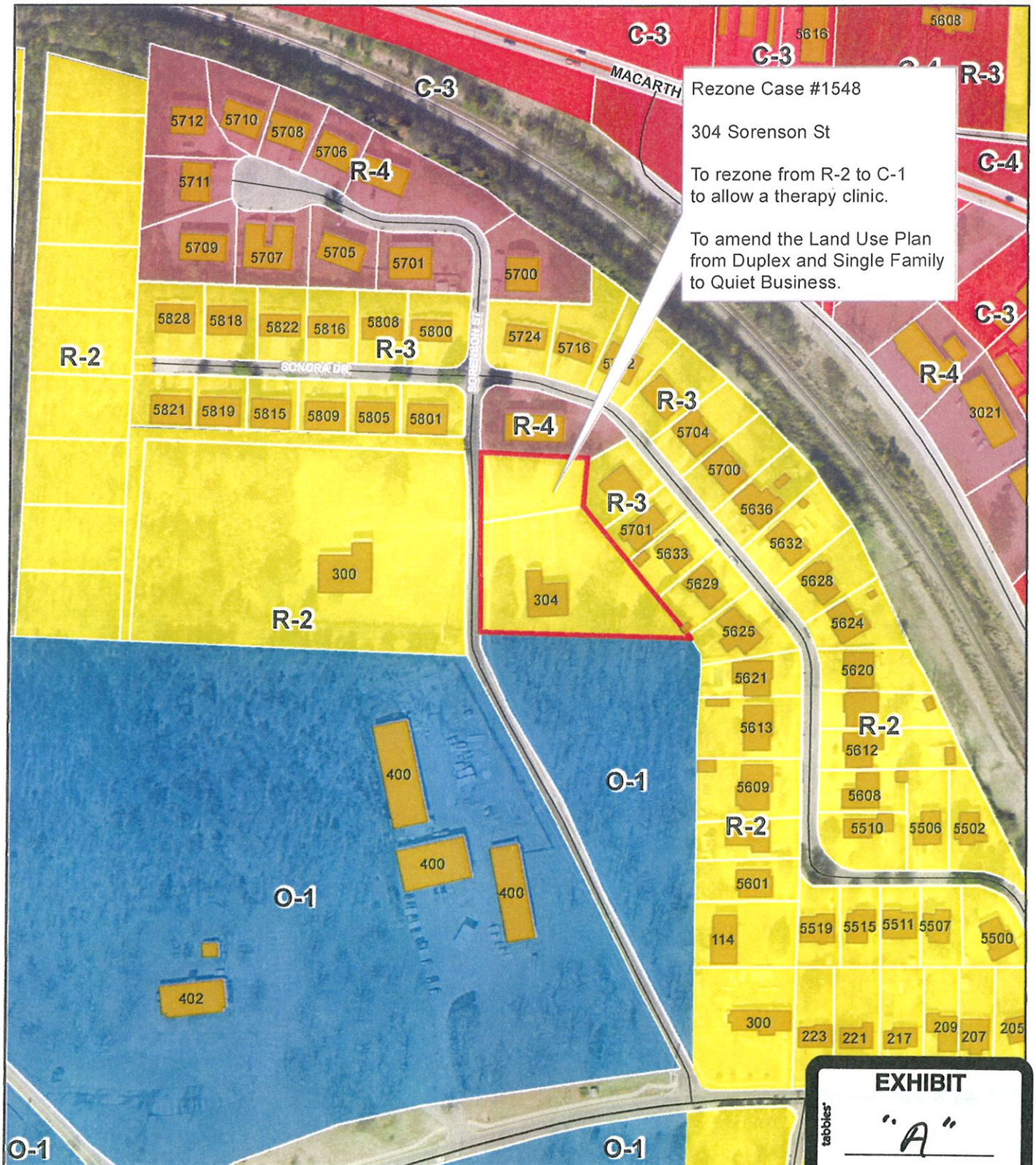
APPROVED AS TO FORM:


C. Jason Carter, City Attorney

PREPARED BY THE OFFICE OF THE CITY ATTORNEY/b

FILED <u>11:32</u> A.M. _____ P.M.
By <u>C. Jason Carter</u>
DATE <u>3-22-11</u>
Diane Whitbey, City Clerk and Collector North Little Rock, Arkansas
RECEIVED BY <u>Bobbi Dudley</u>

Rezone Case # 1548



EXHIBIT

"A"

1 inch = 200 feet

0 100 200 400 Feet

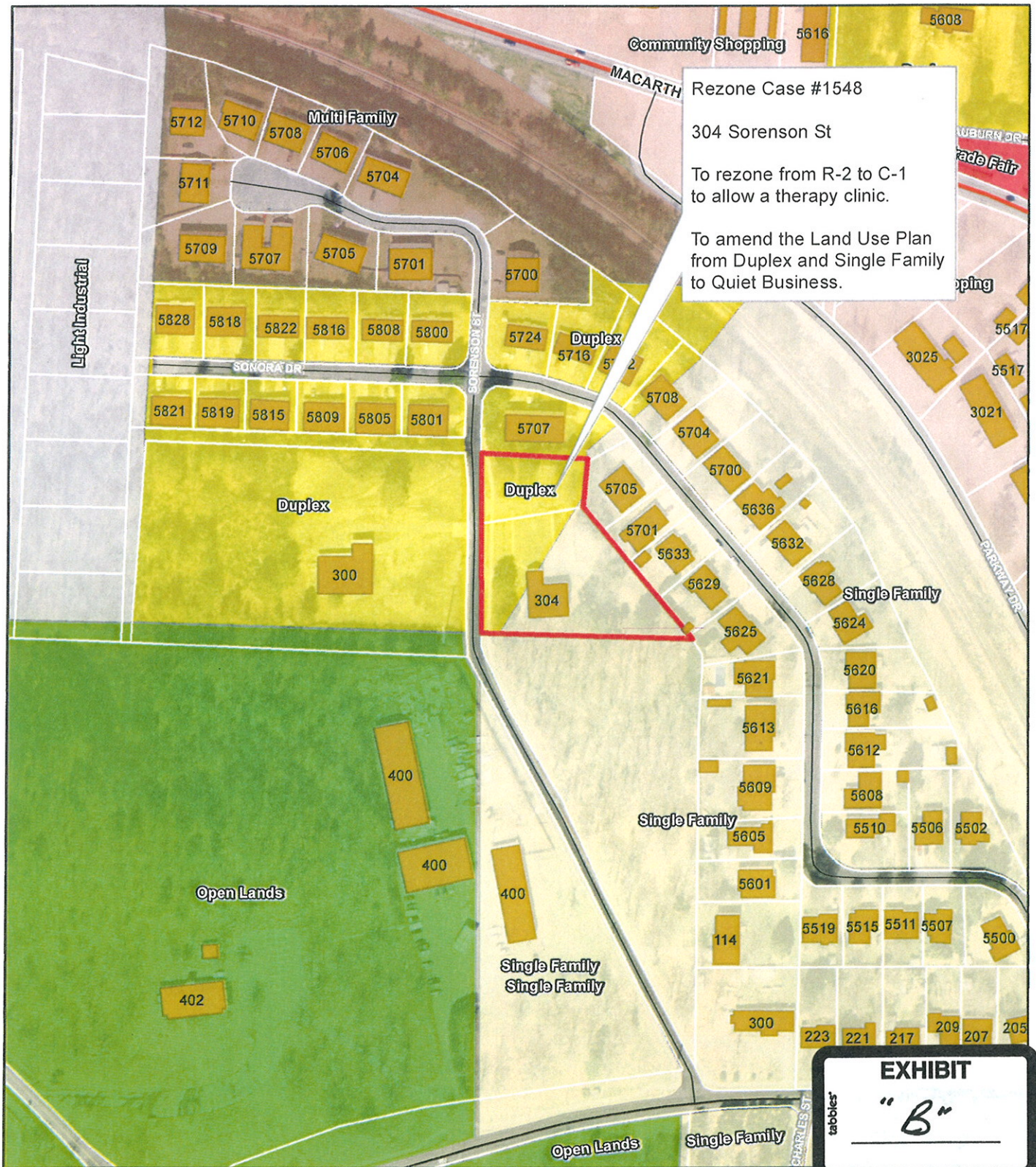


Zoning Map

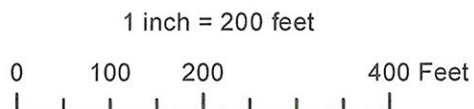
Date: 2/23/2011



Rezone Case # 1548



Land Use Map



Date: 2/23/2011

